

LEGAL DESCRIPTION AND DEDICATION:

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING THE OWNERS OR PROPRIETORS OF THE FOLLOWING DESCRIBED LAND, TO WIT:

A PARCEL OF LAND LOCATED IN SECTIONS 10, 11, 14 AND 15, TOWNSHIP 2 NORTH, RANGE 68 WEST, OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF WELD, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEARINGS ARE BASED ON THE ASSUMPTION THAT THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 11 BEARS S 00°29'39" W AND MONUMENTED AS FOLLOWS:

—THE SOUTHWEST CORNER OF SAID SECTION 11 BEING A 2-1/2" ALUMINUM CAP IN RANGE BOX STAMPED GREENHORNE & O'MARA INC., LS 28656, 1994.
—THE WEST QUARTER CORNER OF SAID SECTION 11 BEING A 3-1/4" ALUMINUM CAP IN RANGE BOX STAMPED COLORADO DEPARTMENT OF TRANSPORTATION, LS 24305, 1999.
COMMENCING AT SAID SOUTHWEST CORNER OF SECTION 11;

THENCE S 89°40'13" E ALONG THE SOUTH LINE OF SAID SOUTHWEST CORNER OF SECTION 11, A DISTANCE OF 49.45 FEET TO A POINT ON THE WESTERLY LINE OF FIRESTONE SIXTH ANNEXATION RECORDED AT RECEPTION NO. 2546405 IN BOOK 1604 AT PAGE 381 WELD COUNTY PUBLIC RECORDS, SAID POINT ALSO BEING THE POINT OF BEGINNING;

THENCE S 01°33'06" W ALONG SAID WESTERLY LINE, A DISTANCE OF 30.01 FEET;

THENCE N 89°40'13" W ALONG A LINE 30 FEET SOUTH AND PARALLEL WITH SAID SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 11, A DISTANCE OF 48.58 FEET TO A POINT ON THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 14;

THENCE N 89°42'45" W ALONG A LINE 30 FEET SOUTH AND PARALLEL WITH THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 10, A DISTANCE OF 34.52 FEET;

THENCE N 06°08'20" E, A DISTANCE OF 2711.32 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 11;

THENCE N 05°43'25" E, A DISTANCE OF 1125.97 FEET;

THENCE N 39°49'44" E, A DISTANCE OF 312.50 FEET TO THE SOUTHEASTERLY CORNER OF AN UNPLATTED PARCEL OF LAND RECORDED AT RECEPTION NO. 2365868 WELD COUNTY PUBLIC RECORDS;

THENCE ALONG THE EASTERLY LINE OF SAID UNPLATTED PARCEL OF LAND THE FOLLOWING TWO (2) COURSES:

1. N 39°49'44" E, A DISTANCE OF 638.44 FEET;

2. ALONG THE ARC OF A CURVE TO THE LEFT HAVING A LONG CHORD OF N 30°07'01" E, A DISTANCE OF 255.15 FEET, A RADIUS OF 756.18 FEET, A CENTRAL ANGLE OF 19°25'33" AND AN ARC LENGTH OF 256.38 FEET;

THENCE N 02°06'31" W, A DISTANCE OF 372.32 FEET TO THE SOUTHWEST CORNER OF RAM LAND ANNEXATION RECORDED AT RECEPTION NO. 2720551 WELD COUNTY PUBLIC RECORDS;

THENCE S 89°48'04" E ALONG THE SOUTHERLY LINE OF SAID RAM LAND ANNEXATION, A DISTANCE OF 185.90 FEET TO THE NORTHEASTERLY CORNER OF PARCEL 13 REVISION 3 COLORADO DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY RECORDED AT RECEPTION NO. 2670924 WELD COUNTY PUBLIC RECORDS;

THENCE ALONG THE EASTERLY LINE OF SAID PARCEL 13 REVISION 3 THE FOLLOWING SIX (6) COURSES:

1. S 00°10'41" W, A DISTANCE OF 111.14 FEET;

2. ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A LONG CHORD OF S 20°00'13" W, A DISTANCE OF 597.49 FEET, A RADIUS OF 880.85 FEET, A CENTRAL ANGLE OF 39°39'03" AND AN ARC LENGTH OF 609.58 FEET;

3. S 39°49'44" W, A DISTANCE OF 638.44 FEET;

COWBOY CORRAL ANNEXATION TO THE TOWN OF FIRESTONE

LOCATED IN SECTIONS 10, 11, 14 AND 15,
TOWNSHIP 2 NORTH, RANGE 68 WEST OF THE 6TH P.M.,
WELD COUNTY, STATE OF COLORADO
AREA=23.148 ACRES

(LEGAL DESCRIPTION CONT'D)

4. ALONG THE ARC OF A CURVE TO THE LEFT HAVING A LONG CHORD OF S 23°24'42" W, A DISTANCE OF 504.54 FEET, A RADIUS OF 892.59 FEET, A CENTRAL ANGLE OF 32°50'03" AND AN ARC LENGTH OF 511.51 FEET;
5. S 04°21'46" W, A DISTANCE OF 471.56 FEET;
6. S 06°59'41" W, A DISTANCE OF 148.84 FEET;

THENCE S 06°59'49" W ALONG THE EASTERLY LINE OF COLORADO DEPARTMENT OF HIGHWAYS PARCEL 15 RIGHT-OF-WAY RECORDED AT RECEPTION NO. 3126093 WELD COUNTY PUBLIC RECORDS, A DISTANCE OF 201.46 FEET TO A POINT ON SAID NORTH LINE OF THE SOUTHWEST QUARTER OF SECTION 11;

THENCE S 07°00'16" W ALONG THE EASTERLY LINE OF COLORADO DEPARTMENT OF TRANSPORTATION PARCEL NO. 17 RIGHT-OF-WAY RECORDED AT RECEPTION NO. 2599113 WELD COUNTY PUBLIC RECORDS, A DISTANCE OF 661.49 FEET;

THENCE ALONG THE EASTERLY LINE OF COLORADO DEPARTMENT OF HIGHWAYS PARCEL NO. 19 RIGHT-OF-WAY RECORDED AT RECEPTION NO. 2819771 WELD COUNTY PUBLIC RECORDS THE FOLLOWING THREE (3) COURSES:

1. S 07°00'16" W, A DISTANCE OF 399.35 FEET

2. S 33°51'01" W, A DISTANCE OF 54.80 FEET;

3. N 86°43'09" W, A DISTANCE OF 60.74 FEET TO A POINT ON THE NORTHERLY LINE OF LOT B, EXEMPTION NO. 1313-11-3RE1717 RECORDED AT RECEPTION NO. 2447218 WELD COUNTY PUBLIC RECORDS;

THENCE ALONG THE NORTHERLY, EASTERLY AND SOUTHERLY LINES OF SAID LOT B THE FOLLOWING THREE (3) COURSES:

1. S 89°33'44" E, A DISTANCE OF 632.08 FEET;

2. S 05°46'09" W, A DISTANCE OF 624.35 FEET;

3. N 86°43'09" W, A DISTANCE OF 642.51 FEET TO THE NORTHEASTERLY CORNER OF COLORADO DEPARTMENT OF HIGHWAYS PARCEL NO. 23 RIGHT-OF-WAY RECORDED AT RECEPTION NO. 2722252 WELD COUNTY PUBLIC RECORDS;

THENCE ALONG THE EASTERLY LINE OF SAID COLORADO DEPARTMENT OF HIGHWAYS PARCEL NO. 23 RIGHT-OF-WAY THE FOLLOWING THREE (3) COURSES:

1. S 07°00'16" W, A DISTANCE OF 119.14 FEET TO NON-TANGENT CURVE;

2. ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT HAVING A LONG CHORD OF S 06°09'13" W, A DISTANCE OF 482.61 FEET, HAVING A RADIUS OF 16252.26 FEET, AND A CENTRAL ANGLE OF 01°42'05" AND AN ARC LENGTH OF 482.63 FEET;

3. N 88°57'00" W, A DISTANCE OF 12.35 FEET;

THENCE ALONG THE EASTERLY LINE OF COLORADO DEPARTMENT OF HIGHWAYS RIGHT-OF-WAY RECORDED AT BOOK 1503, PAGE 581 WELD COUNTY PUBLIC RECORDS THE FOLLOWING TWO (2) COURSES:

1. S 05°46'09" W, A DISTANCE OF 148.29 FEET;

2. S 00°29'39" W, A DISTANCE OF 141.89 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF SABLE AVENUE (COUNTY ROAD 22) SAID POINT ALSO BEING THE NORTHWEST CORNER OF SAID FIRESTONE SIXTH ANNEXATION.

THENCE S 01°33'06" W ALONG SAID WESTERLY LINE OF FIRESTONE SIXTH ANNEXATION, A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL CONTAINS 1,008,326 S.F. OR 23.148 ACRES, MORE OR LESS.

HAVE CAUSED THE ABOVE DESCRIBED TRACT OF LAND TO BE SURVEYED AND ANNEXED AS SHOWN ON THIS MAP TO BE KNOWN AS COWBOY CORRAL ANNEXATION.

OWNER:

BY: *Donald E. Weibel*
DONALD E. WEIBEL

NOTORIAL CERTIFICATE:

STATE OF COLORADO }
COUNTY OF WELD } SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS: 5th DAY OF December 2006, BY: *Donald E. Weibel*

WITNESS MY HAND AND OFFICIAL SEAL

Marci McQueen
NOTARY PUBLIC

MY COMMISSION EXPIRES

MARCI MCQUEEN
Notary Public
State of Colorado
My Commission Expires May 31, 2010

TOWN ACCEPTANCE:

THIS IS TO CERTIFY THAT THE ANNEXATION MAP OF COWBOY CORRAL ANNEXATION WAS APPROVED ON THE 22nd DAY OF April, 2004 BY ORDINANCE NO. 560 AND THAT THE MAYOR OF THE TOWN OF FIRESTONE ON BEHALF OF THE TOWN OF FIRESTONE, HEREBY ACKNOWLEDGES SAID ANNEXATION UPON WHICH THIS CERTIFICATE IS ENDORSED FOR ALL PURPOSES THEREON.

Pro-Tem
MAYOR

ATTEST:
Judy L. Hegwood
TOWN CLERK

SURVEYOR'S CERTIFICATE:

I, JAMES M. PECK, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE ANNEXATION MAP SHOWN HEREON IS A CORRECT DELINEATION OF THE ABOVE DESCRIBED PARCEL OF LAND AND THAT AT LEAST ONE-SIXTH (1/6) OF THE PERIPHERAL BOUNDARY OF SAID PARCEL IS CONTIGUOUS TO THE PRESENT BOUNDARY OF THE TOWN OF FIRESTONE.

James M. Peck
JAMES M. PECK
COLORADO P.L.S. 29425
FOR AND ON BEHALF OF ALLIANCE CONSULTING, INC.
29125
12/4/06

SE COR. SW1/4 SEC. 11,
FOUND 3/4" REBAR w/2-1/2" P.I.P.E.
ALUMINUM CAP, INSIDE 2" PIPE
L.S. 22576

LEGEND:

—— TOWN LIMITS
—— ANNEXATION BOUNDARY

NW1/4 SEC. 14

HEMMER VENTURES, LLC
REC. NO. 2630862
7/30/98

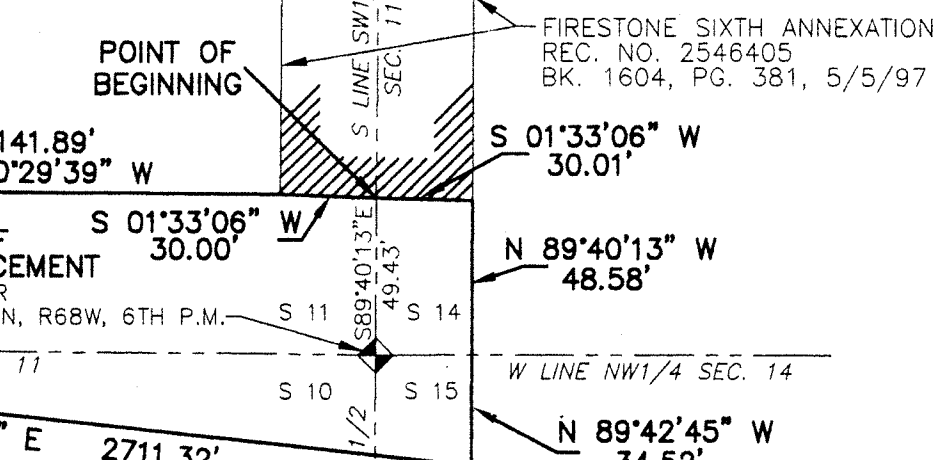
FIRESTONE SIXTH ANNEXATION
REC. NO. 2546405,
BK. 1604, PG. 381, 5/5/97

SW COR. NW1/4 SEC. 14,
FOUND 2-1/2" ALUMINUM CAP
IN RANGE BOX

NE1/4 SEC. 15

FIRESTONE INFORMATION BLOCK	
NAME OF SUBMITTAL:	COWBOY CORRAL ANNEXATION
TYPE OF SUBMITTAL:	ANNEXATION
FILE NO.:	N/A
PHASE NUMBER:	N/A
SHEET TITLE:	N/A
PREPARATION DATE:	03/16/06
PRIOR NAME OF SUBMITTAL:	LANCE ANNEXATION
PRIOR PREPARATION DATE:	2/22/04
PRIOR PLANNING COMMISSION HEARING:	4/21/04
PRIOR TOWN BOARD PUBLIC HEARING:	4/22/04
PRIOR ORDINANCE NO.:	ORD. NO. 561, 4/22/04
REVISION DATE:	3/21/06
REVISION DATE:	12/1/06
SHEET 1 OF 1	

SW COR. SE1/4 SEC. 10,
FOUND 2" ALUMINUM CAP
RONALD ADAMS, P.L.S. 13446
(DESTROYED DUE TO DITCH GRADING)
RE-SET WITH 3/4" REBAR
w/2" ALUMINUM CAP, L.S. 29425



DETAIL A
SCALE: 1"=60'

REVISIONS	

	ENGINEERING SURVEYING PLANNING	SCALE: 1" = 200'
	PROJECT MANAGEMENT	JOB NO. 206-023
	CONSTRUCTION MANAGEMENT	DATE: MAR. 21, 2006
	625 MAIN STREET, LONGMONT, CO 80501 PHONE 303-485-8700 FAX 303-532-2018	

PURPORTED COPY

COWBOY CORRAL ANNEXATION TO THE TOWN OF FIRESTONE
LOCATED IN SECTIONS 10, 11, 14 AND 15, T.2N, R.68W. OF THE 6TH P.M.,
TOWNSHIP 2 NORTH, RANGE 68 WEST OF THE 6TH P.M., WELD COUNTY, COLORADO.